

ANNEXURE – III

PAYMENT PLAN

PRICE	
Basic Sale Price of Apartment including right to use 2 car parks	As applicable
Preferential Location Charges (PLC)	As applicable
External Development Charges (EDC) & Infrastructural Development Charges (IDC)	Rs 261 per sq ft (Rs. 2809.40/sqm)
Interest Bearing Maintenance Security (IBMS)	Rs. 150 per sq ft (Rs. 1614.60/sqm)
Down Payment Rebate	11%
TOTAL PRICE OF UNIT	(Unit Price X Super Area of Unit) + PLC (as applicable) +EDC + IDC + Other Govt. charges

DOWN PAYMENT PLAN	
On Application for Booking	10 lacs + Service Tax = Rs.10.38 lacs
Within 60 days of Booking	90% of Total Price (Less: Booking Amount & Down Payment Rebate @ 11 %)
On application for Occupation Certificate or 36 months from the date of booking, whichever is earlier	5% of Total Price+ EDC + IDC + Other Govt. charges
On Offer of Possession	5% of Total Price + Balance payments on Account of Escalation Charges +Taxes, IBMS, Stamp Duty & Registration Charges + Any other balance payment, if any due

SUBVENTION PLAN (34 months)	
On Application for Booking	10 lacs + Service Tax = Rs.10.38 lacs (To be paid by customer)
Within 60 Days of Booking	i) 15% of Total Price (Less Booking Amount) (To be paid by customer) ii) 75% of Total Price (To be paid by Bank under 34 months Subvention Scheme)
On application for Occupation Certificate or 36 months from the date of booking, whichever is earlier	5% of Total Price +EDC + IDC + Other Govt. Charges
On Offer of Possession	5% of Total Price + Balance payments on Account of Escalation Charges +Taxes, IBMS, Stamp Duty & Registration Charges + Any other balance payment, if any due (To be paid by customer)

Notes :

1. Down Payment Rebate is payable on total price.
2. The basic sale price is subject to escalation
3. Right to use per apartment is for two car parking slots.
4. The yearly simple interest payable on IBMS shall be determined by the Company as per the applicable rates on fixed deposits accepted by State Bank of India at the close of each financial year on 31st of March.
5. IBMS, Stamp Duty & Registration Charges shall be payable along with the last installment, as applicable.
6. The company would pay penalty to its customers @ Rs 15/- per sq ft per month for any delay in handing over the apartment beyond 6 months from the expiry of 48 months from the date of booking (refer to clause no. 18(b) of application). Similarly, the customer would be liable to pay holding charges @ Rs 15/- per sq ft per month, if he fails to take possession within 30 days from the date of offer of possession.
7. Prices are with effect from 8th August 2013
8. Prices indicated above are subject to revision from time to time at the sole discretion of the company.
9. Prices, terms and conditions stated herein are merely indicative with the view to acquaint applicant and are not exhaustive.
10. As per Govt. Rules, Service Tax is payable on each installment

X.....
(Sole / First Applicant)

X.....
(Second Applicant)